

# House File 79 - Introduced

HOUSE FILE \_\_\_\_\_  
BY HUNTER, WESSEL=KROESCHELL,  
WHITAKER, SWAIM, JOCHUM,  
and D. TAYLOR

Passed House, Date \_\_\_\_\_ Passed Senate, Date \_\_\_\_\_  
Vote: Ayes \_\_\_\_\_ Nays \_\_\_\_\_ Vote: Ayes \_\_\_\_\_ Nays \_\_\_\_\_  
Approved \_\_\_\_\_

## A BILL FOR

1 An Act relating to the disclosure of methamphetamine manufacture  
2 in real estate installment contracts and real estate  
3 transfers.  
4 BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF IOWA:  
5 TLSB 1771HH 82  
6 av/cf/24

PAG LIN

1 1 Section 1. Section 558.70, subsection 1, Code 2007, is  
1 2 amended by adding the following new paragraph:  
1 3 NEW PARAGRAPH. k. Whether, to the seller's knowledge,  
1 4 methamphetamine has or has not been manufactured on the  
1 5 property.  
1 6 Sec. 2. Section 558A.4, subsection 1, Code 2007, is  
1 7 amended to read as follows:  
1 8 1. The disclosure statement shall include information  
1 9 relating to the condition and important characteristics of the  
1 10 property and structures located on the property, including  
1 11 significant defects in the structural integrity of the  
1 12 structure, as provided in rules which shall be adopted by the  
1 13 real estate commission pursuant to section 543B.9. The  
1 14 disclosure statement shall include whether methamphetamine has  
1 15 or has not been manufactured on the property. The disclosure  
1 16 statement shall also include whether the property is located  
1 17 in a real estate improvement district and the amount of any  
1 18 special assessment against the property under chapter 358C.  
1 19 The rules may require the disclosure to include information  
1 20 relating to the property's zoning classification; the  
1 21 condition of plumbing, heating, or electrical systems; or the  
1 22 presence of pests.

## EXPLANATION

1 23  
1 24 This bill relates to the disclosure of whether  
1 25 methamphetamine has or has not been manufactured on a property  
1 26 prior to transfer of the property. The bill requires a  
1 27 contract seller to disclose prior to the execution of a  
1 28 residential real estate installment sales contract whether  
1 29 methamphetamine has or has not been manufactured on the  
1 30 property. A person injured by a failure to make the  
1 31 disclosure may bring a civil action for equitable relief to  
1 32 rescind the contract or for actual damages.  
1 33 The bill requires a person who is transferring real  
1 34 property to deliver a written disclosure statement to a person  
1 35 interested in being transferred the real property that states  
2 1 whether methamphetamine has or has not been manufactured on  
2 2 the property. A person injured by a failure to make the  
2 3 disclosure may bring a civil action to recover actual damages.  
2 4 LSB 1771HH 82  
2 5 av:nh/cf/24